



- Buy, Sell or Let with the agent of the decade
- Three bedroom semi detached house
 - Two reception rooms
 - No chain
- Front and rear garden
- Garage





SELLING THE FACTS NOT THE FLOWER!

Type of Home - Semi-detached House

Tenure - Freehold

Title Number - MS139085 - (184 Sq.M.) - Freehold - Privately owned

Listed Building - No

Number of Bedrooms - 3

Internal area - 862 Sq.Ft. (80 Sq.M.)

Plot/Land Area - 0.04 Acres (183.90 Sq.M.)

Broadband connectivity - Ultrafast broadband

Mobile coverage - Excellent

EPC Rating - (2019) 52 (E) Potential 76 (C)

Conservation Area - N/A

Flood Risk - None

Council Tax Band - C (£1,740 p/yr)

Borough - Sefton

Planning Permission Applications - 0

Planning Potential (Based on properties with planning on street) - Low

Estimated Stamp Duty
£0 (Standard Rate)
£0 (First Time Buyer)
£4,410 (Additional Property)

Homesearch Rental Estimate
£6 00 (p/m)
4.6% yield

(Data sourced from Homesearch)

'UNUSUALLY GOOD AT WHAT WE DO'



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